



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. **3.**

Meeting Date: August 2, 2022

Submitted to: Honorable Mayor and Members of the City Council

Department: City Manager's Office

Staff Contact: Lydia Romero, City Manager
 lromero@lemongrove.ca.gov

Item Title: **Connect Main Street Project Phases 1-3 Update**

Recommended Action: That the City Council receive and discuss the update on the Connect Main Street Project Phases 1-3.

Background & Discussion: In 2015, 30 percent design concepts for the Connect Main Street Extension Project were approved by the City Council. This project proposes multiple surface treatments, park improvements, walking/biking paths on Main Street from Broadway to southerly City limits. When this was approved, the direction of the City Council was to seek grants to complete engineering design and construct the project with little or no subsidies from the City's General Fund. Since the concept approval, City staff has applied for any applicable grant funds to assist with the design completion and construction of the Connect Main Street Project. The City has been successfully in getting several grants to complete various phases of the Project.

Grant Summaries

Connect Main Street Project Phases 1-2

TransNet Smart Growth Incentive Program – Capital

Awarded in July 2020 – Deadline to expend funds expires 42 months after the agreement is signed

Total Award; \$2,501,000.00

Connect Main Street Project Phase 3

California Natural Resources Agency – Green Infrastructure Grant Program

Awarded in March 2020 – Deadline to expend funds is March 2024 (extension granted)

Total Award: \$1,570,755.00

The City Council entered into a contract with Chen Ryan Associates to complete design and construction for both of these grants to create economies of scale and streamline the project by having a single team for all three phases.

City Staff and Chen Ryan Engineers for at least 8 months have been trying to work with the California Public Utilities Commission (CPUC) to design the intersection and rail crossing at Main Street and San Miguel. After many meetings, CPUC staff gave the City an ultimatum; design it the way we want. The betterments the CPUC is requesting will increase the project budget by approximately \$1 million, which will take nearly all the construction costs from the other sections of the project. CPUC staff have unilaterally decided that an additional signal is needed and no alternatives that the City/Chen Ryan Associates have proposed will be sufficient. They instead have encouraged the City, if it feels that way, to file a formal application to the Commission, which will take 12-18 months. Staff did not exercise that option due to the tight deadlines stipulated in the grant.

Upon further consideration, staff and the consulting engineer team looked at the scope of the project in attempt to preserve the essential elements. We have received positive feedback from the grant funders to design and build up to Burnell Ave and Davidson Ave, thus avoiding the rail crossing intersection. This item is to update the City Council on Connect Main Street Project with the proposed revised scope, which will bring the project back within construction costs.

Environmental Review:

☒ Not subject to review

☐ Categorical Exemption, Section |

☐ Negative Declaration

☐ Mitigated Negative Declaration

Fiscal Impact: None.

Public Notification: None.

Staff Recommendation: That the City Council receive and discuss the update on the Connect Main Street Project Phases 1-3.

Attachments:

Exhibit A - Natural Resources Agency Grant Agreement – Scope Change and Extension

EXHIBIT A

STATE OF CALIFORNIA NATURAL RESOURCES AGENCY
GRANT AGREEMENT

Grantee Name: City of Lemon Grove

Project Title: Connect Main Street - Phase 3

Agreement Number: G86507-0

Project Location: Main Street between Mt. Vernon Street & San Miguel Avenue,
Lemon Grove

Project Scope:

Project to develop bike lanes, recreational trails, green spaces, and cultural and educational exhibits along Main Street in the City of Lemon Grove. Project will also restore native riparian vegetation and replace 650 feet of road with public park space.

Project includes:

- Engineering
- Removal of approximately four (4) palm trees
- Creek stabilization and regrading
- Demolition and removal of approximately 16,250 SF asphalt pavement
- Installation of lighting and electrical
- Installation of signing and striping
- Installation of:
 - Approximately 400 SF retaining walls
 - Approximately 65 trees (15 gallon or less)
 - Approximately 18,500 SF low water shrubs
 - Approximately 18,500 SF shredded mulch (3" deep)
 - Approximately 1600 SF bio-retention areas
 - Approximately 45 boulders
 - Approximately five (5) interpretive signs
 - Three (3) parcourse fitness stations
 - Approximately five (5) bike racks
 - Two (2) benches
 - Two (2) affixed trash/recycling receptacles
 - One (1) drinking fountain
 - Approximately 125 LF fencing
 - Approximately 1,000 SF 4"-thick concrete
 - Two (2) concrete curb ramps
 - Approximately 16,250 SF 4"-deep asphalt multi-use trail
 - Approximately 10,500 SF 4"-thick decomposed granite path with edging
 - One (1) pedestrian footbridge
 - Two (2) gateway structures
 - One (1) funding acknowledgment sign

Phase 3 of the Connect Main Street project will have three public access points located at San Miguel, Davidson Avenue and Buena Vista Avenue. The public will be able to access the park by walking, biking, or parking near the park. The park will also be connected to Phases 1 and 2 of the Connect Main Street project, which expands the network of connection points including the Lemon Grove Depot Trolley Station located on Main Street between North Avenue and Broadway.

EXHIBIT A**Project Schedule:**

Activity Description	Timeline
Submit CEQA docs to State	Completed
Submit final site design/plans/specifications to State*	November 2022
Submit evidence of signage	January 2023
Begin construction and restoration	February 2023
Complete project	December 2023
Record Deed Restriction and submit project closeout package with final Payment Request to State	March 2024

*A plant palette for all plants within the footprint of the project must be submitted with final designs and reflect appropriate species for the site, with consideration given to carbon sequestration, inclusion of native species where feasible, pollinator habitat, and low water, drought tolerant plantings. Trees, regardless of the funding source, may not exceed 15 gallons in initial planting size.

All projects must comply with the Model Water Efficient Landscape Ordinance (MWELO), all Governor Executive Orders, and local water ordinances.

**Plant establishment reimbursed by the grant not to exceed two (2) years.

Cost Estimate: See Exhibit A-1